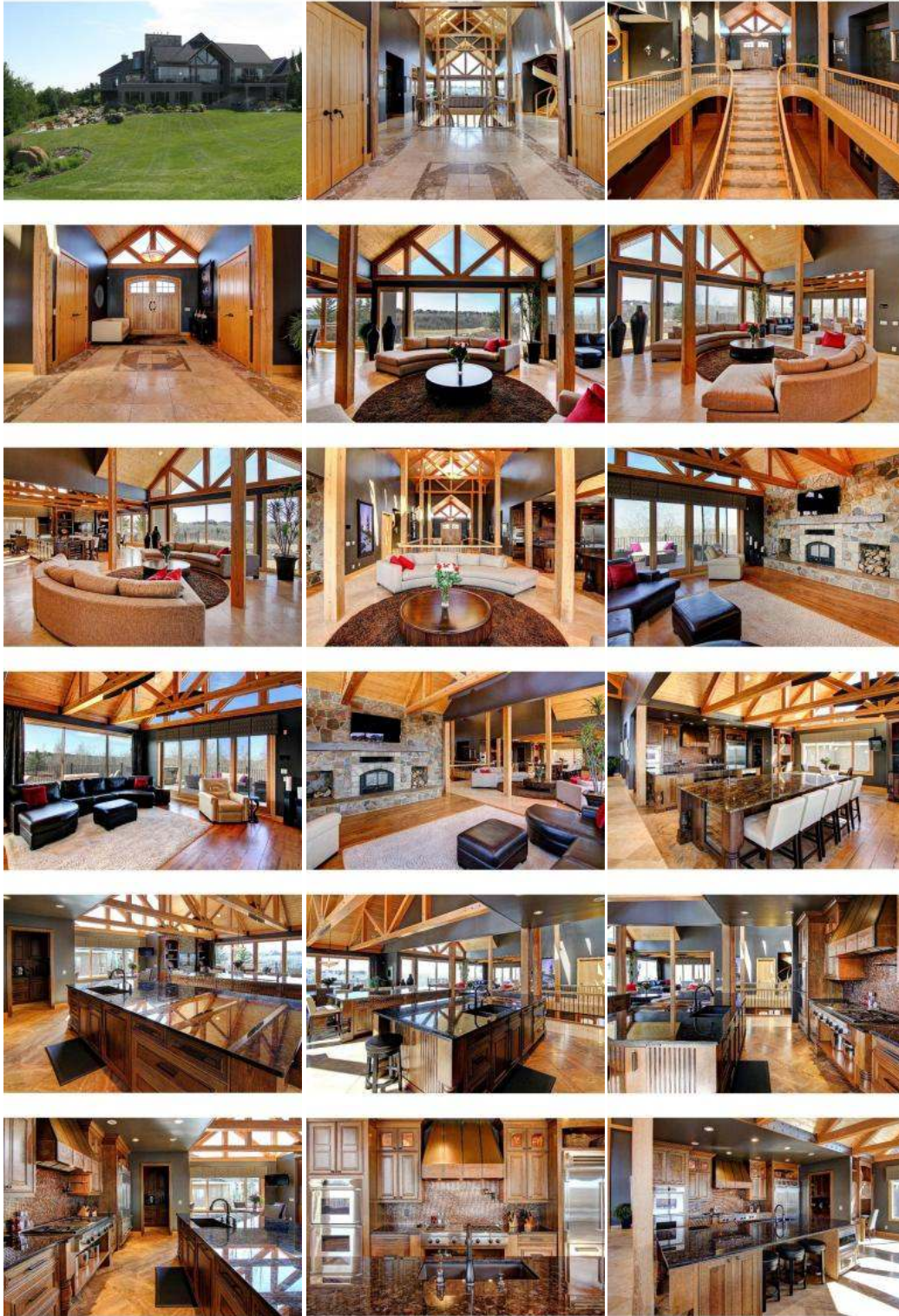
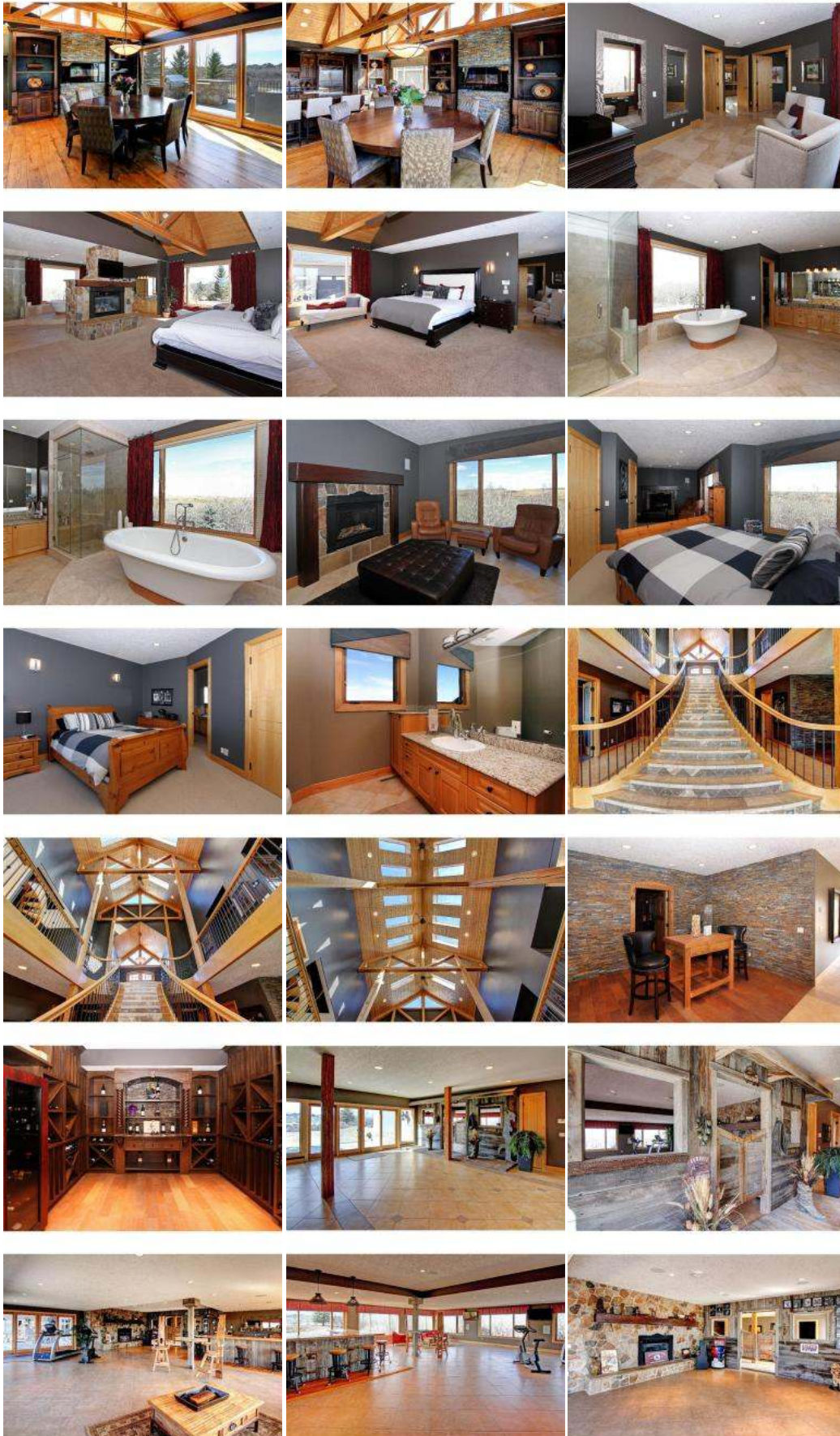
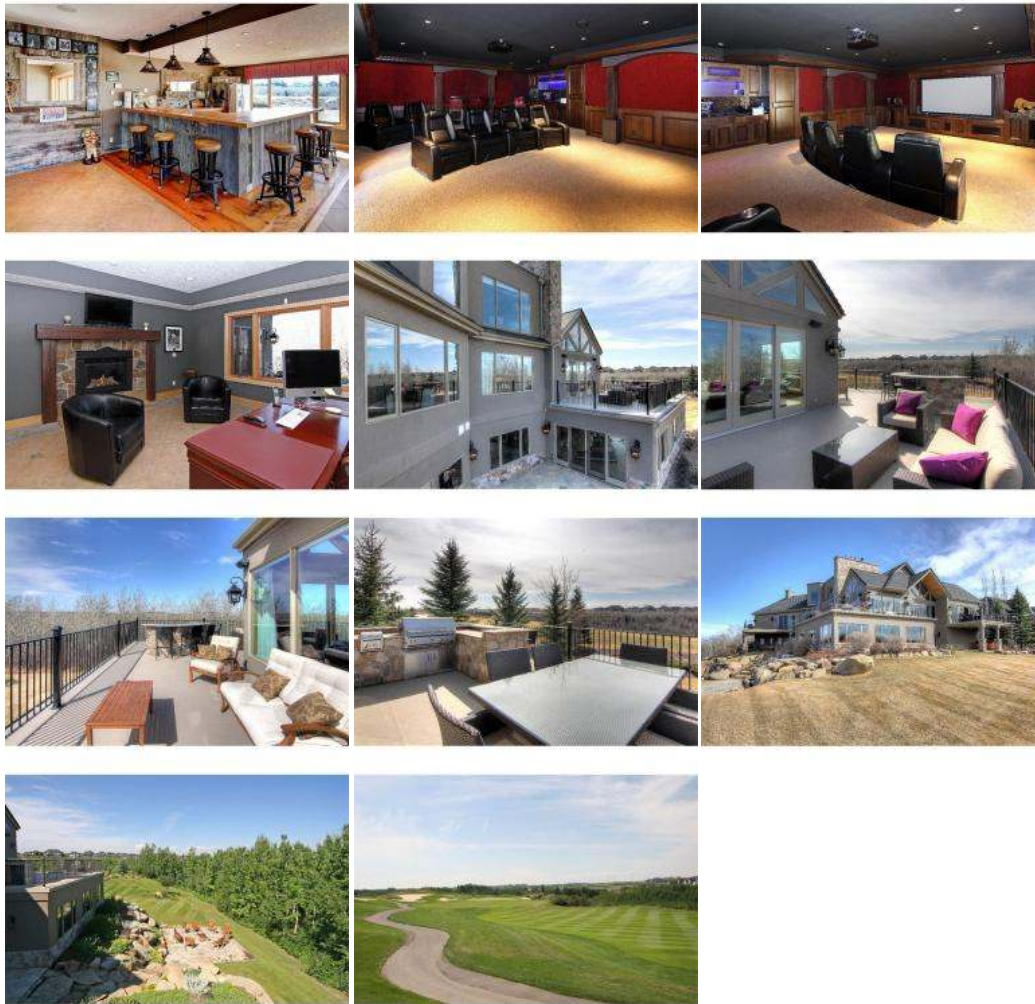


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## 18 SUMMIT POINTE DR, Heritage Pointe, Alberta TOL0X0

\$4,185,000

Listing ID: C4006332

3 + 2  7 

<b>Property Type</b>	<b>Building Type</b>	<b>Storeys</b>
Single Family	House	1
<b>Title</b>	<b>Land Size</b>	<b>Built In</b>
Condominium/Strata	W:33.0000m Shape:IRR	2001
<b>Parking Type</b>		
Attached garage, Oversize		

Show measurements in Imperial

## Description

Bold in stature, staring out across the Heritage Pointe Golf course, none assuming from the street positioned at the end of a fingerlet from the cul-de-sac, this custom post and beam home floods its open space design through 14 skylights and massive windows. Visitors are awed by two large granite islands squaring off against each other, serving a nook, casual dining or outdoor kitchen, on one of three decks. All five bedrooms are ensuited, two with their own private entrances, one with its own spiral staircase, library room & fireplace and the stately master with island fireplace, private den and sitting area. A large flared staircase opens to the lower receiving area providing guests a choice to the multi tiered theatre or party room with large elbow bar and dance floor, the saloon room, as it has become known, still reverberates with country music. On a quieter note slip inside the wine room and select your favorite glass to be enjoyed in the sipping area. Entertainment is not an option. Spectacular private setting situated at Heritage Pointe Golf Course. This home and property is truly one of a kind.

## Details

### Amenities Nearby

Shopping, Golf Course

### Parking Type

Attached garage, Oversize

### View

City view, View, Ravine view

### Features

Private setting, No Smoking Home, Skylight, Built-in wall unit, Flat

### Road Type

Cul de sac, No thru road

### Maintenance Fees

\$267 Monthly

### Structures

Deck, Patio(s)

## Building

### Basement Features

Walk out

### Bathrooms (Total)

7

### Cooling

Central air conditioning

### Fireplace

6

### Style

Detached

### Basement Type

Unknown (Finished)

### Bedrooms - Above Grade

3

### Exterior Finish

Stone, Stucco

### Floor Space

4647 sqft

### Bathrooms (Partial)

2

### Bedrooms - Below Grade

2

### Fire Protection

Alarm system

### Heating Type

Forced air, Radiant heat

## Rooms

### Level

Upper Level

Lower level

### Type

Bedroom

Bedroom

Bedroom

Recreation room

Media

Den

Main level

Master bedroom

Bedroom

Family room

Kitchen

Dining room

Great Room

Den

Other

### Dimensions

9.35 m x 3.48 m

5.11 m x 4.39 m

6.45 m x 4.34 m

10.11 m x 9.22 m

7.72 m x 6.17 m

4.80 m x 4.67 m

6.63 m x 4.60 m

4.04 m x 3.66 m

5.71 m x 4.78 m

6.60 m x 5.99 m

6.05 m x 4.65 m

5.99 m x 5.87 m

4.65 m x 3.94 m

5.08 m x 3.02 m

## Land







### Landscape Features

Landscaped, Underground sprinkler

## Walk Score®

**Walk Score®:**  
Car-Dependent

**7**

 <b><u>Marianne Kindrachuk</u></b> Associate  403-254-5315	 <b><u>Don E. Blocka</u></b> Associate  403-254-5315
<b><u>SOTHEBY'S INTERNATIONAL REALTY</u></b> <b><u>CANADA</u></b> 290, 815 - 17 AVENUE SW CALGARY, AB T2T0A1  403-254-5315 Fax: 403-244-5315	<b><u>SOTHEBY'S INTERNATIONAL REALTY</u></b> <b><u>CANADA</u></b> 290, 815 - 17 AVENUE SW CALGARY, AB T2T0A1  403-254-5315 Fax: 403-244-5315

Data provided by : Calgary Real Estate Board

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